

Key: 10732

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 11.003

LEGALS

LAND

DETACHED

BUILDING

CURRENT OWNER		PARCEL ID	LOCATION			
TOW JAMES LYONS ETALS TRS OF THE TOW FAMILY RLTY TR 31 SIDERS LANE FALMOUTH, MA 02540		51.0-20-0	1334 COUNTY RD			
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)	
TOW JAMES LYONS ETALS TRS		09/26/2003	H		17711-51	
TOW JAMES L		06/02/2003	X		17023-141	
TOW JAMES L &			QS		2786-316	

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1090	100	MULTIPLE DWELLING				1	1 of 3	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
EXB-21-918 11150	12/14/2021 04/06/2011	3 3	ALT/RENO ALT/RENO	13,875 1,800				
					09/29/2011	JB	100	100

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	40,000	14	1.00	100	1.00	100	1.00	223,915	1.00	A	1.00	R03	0.95		205,570
300	A	0.073	14	1.00	100	1.00	100	1.00	15,485	1.00	A	1.00	R03	0.95		1,130

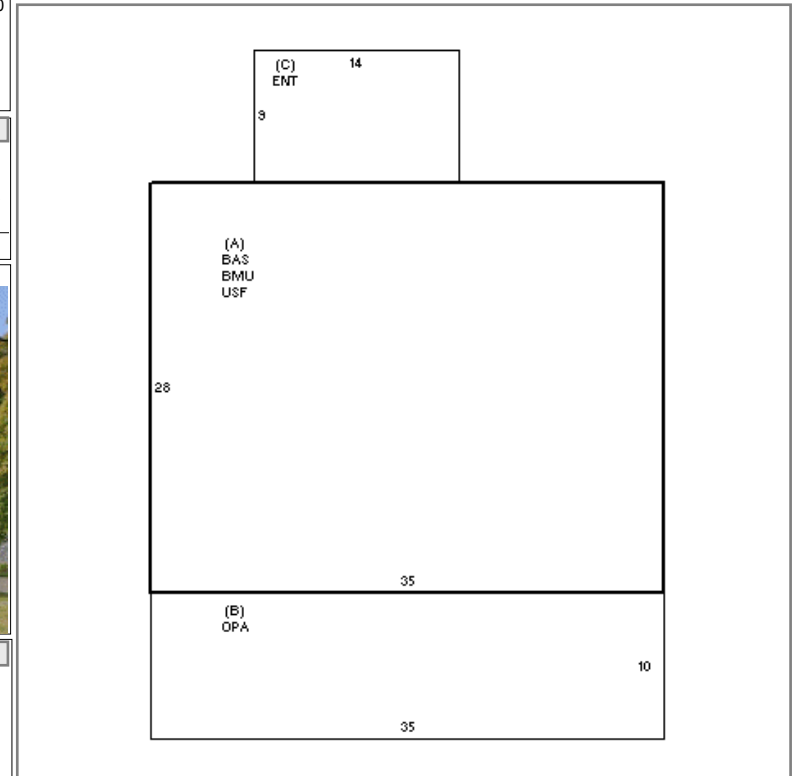
TOTAL	43,168 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CATAUMET	NOTE				LAND	206,700	182,900
Infl1	AVG		BUILDING	304,900	269,800			
N_Index	AVG		DETACHED	0	0			
			OTHER	322,200	285,200			
			TOTAL	833,800	737,900			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	9/13/2021	RP
MODEL	1		RESIDENTIAL	LIST	9/13/2021	EST
STYLE	7	1.00	CONVENTIONAL [100%]	REVIEW	9/13/2021	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1900	SIZE ADJ	1.010
NET AREA	1,960	DETAIL ADJ	1.000
\$NLA(RCN)	\$210	OVERALL	1.010
CAPACITY		UNITS	ADJ
STORIES	2	1.00	
ROOMS	9	1.00	
BEDROOMS	4	1.00	
BATHROOMS	2	1.00	
FIXTURES	9	1.00	
GARAGE CAPACITY	0	1.00	
% BSMT FINISH	0	1.00	
# OF HALF BATHS	0	1.00	
# OF UNITS	2	1.00	

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	FLR/WALL(FULL)	1.00	A	USF	L	UPPER STORY FIN	980	1900	109.81	107,618
EXT COVER	2	CLAPBOARD	1.00	A	BMU	N	BSMT UNFINISHED	980		37.20	36,454
ROOF SHAPE	1	GABLE	1.00	A	BAS	L	BASE AREA	980	1900	202.29	198,244
ROOF COVER	1	ASPH/COMP SHIN	1.00	B	OPA	N	OPEN PORCH	350		60.03	21,012
FLOOR COVER	2	SOFTWOOD	1.02	C	ENT	N	ENCLOSED ENTRY	126		61.94	7,805
INT. FINISH	1	PLASTER	1.00		ATU	N	ATTIC UNF	540		43.11	23,282
HEATING/COOLING	4	STEAM	0.99		F21	O	FPL 2S 1OP	1		8,986.10	8,986
FUEL SOURCE	1	OIL	1.00		FIX	O	XTRA FIXTURES	4		2,172.30	8,689
USE	0		1.00								

TOTAL RCN	412,090	
CONDITION ELEM		CD
EXTERIOR		A
INTERIOR		A
KITCHEN		A
BATHS		A
HEAT		O
ELECT		A
EFF.YR/AGE	1993 / 29	
COND	26 26 %	
FUNC	0	
ECON	0	
DEPR	26 % GD 74	
RCNLD	\$304,900	

Key: 10732

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 11.004

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER						PARCEL ID			LOCATION					
TOW JAMES LYONS ETALS TRS OF THE TOW FAMILY RLTY TR 31 SIDERS LANE FALMOUTH, MA 02540						51.0-20-0			1334 COUNTY RD					
						TRANSFER HISTORY			DOS	T	SALE PRICE	BK-PG (Cert)		

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1090	100	MULTIPLE DWELLING				2	2 of 3	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE

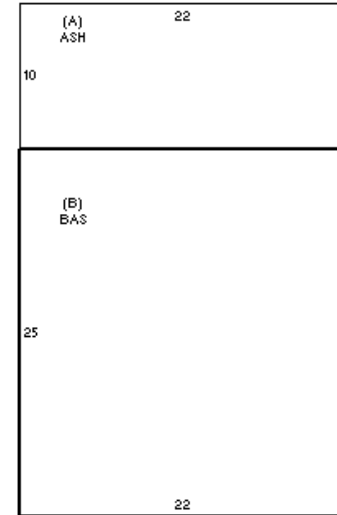
TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND	111,400	
Infl1		BUILDING			
N_Index		DETACHED			
			OTHER		
			TOTAL		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	9/13/2021	RP
MODEL	1		RESIDENTIAL	LIST	9/13/2021	EST
STYLE	7	1.00	CONVENTIONAL [100%]	REVIEW	9/13/2021	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1900	SIZE ADJ	1.020
NET AREA	825	DETAIL ADJ	1.000
\$NLA(RCN)	\$199	OVERALL	1.040
CAPACITY		UNITS	ADJ
STORIES	1.5	1.00	
ROOMS	4	1.00	
BEDROOMS	2	1.00	
BATHROOMS	1	1.00	
FIXTURES	5	1.00	
GARAGE CAPACITY	0	1.00	
% BSMT FINISH	0	1.00	
# OF HALF BATHS	0	1.00	
# OF UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	3	FOUN. WALL	1.00
EXT COVER	1	WOOD SHINGLE	1.02
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	1	HARDWOOD	1.02
INT. FINISH	1	PLASTER	1.00
HEATING/COOLING	1	FORCED AIR	1.00
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	ASH	N	ATT SHED	220		22.81	5,019
B	BAS	L	BASE AREA	550	1900	230.34	126,687
	USF	L	UPPER STORY FIN	275	1900	116.72	32,099

TOTAL RCN	163.804	
CONDITION ELEM	CD	
EXTERIOR	F	
INTERIOR	F	
KITCHEN	F	
BATHS	F	
HEAT	A	
ELECT	A	
EFF.YR/AGE	1987 / 35	
COND	32	32 %
FUNC	0	
ECON	0	
DEPR	32	% GD 68
RCNLD	\$111,400	

Key: 10732

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 11.005

LEGAL

CURRENT OWNER						PARCEL ID		LOCATION			
TOW JAMES LYONS ETALS TRS OF THE TOW FAMILY RLTY TR 31 SIDERS LANE FALMOUTH, MA 02540						51.0-20-0		1334 COUNTY RD			
						TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1090	100	MULTIPLE DWELLING				3	3 of 3	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

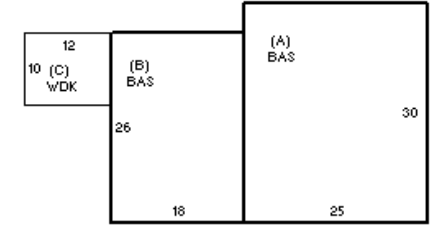
LAND

CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND	210,800	
Infl1			BUILDING		
N_Index			DETACHED		
			OTHER		
			TOTAL		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	9/13/2021	RP
MODEL	1		RESIDENTIAL	LIST	9/13/2021	EST
STYLE	7	1.00	CONVENTIONAL [100%]	REVIEW	9/13/2021	RP
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

G

YEAR BLT	1900	SIZE ADJ	1.010	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	309,983
NET AREA	1,593	DETAIL ADJ	1.000	FOUNDATION	3	FOUN. WALL	1.00	+	BAS	L	BASE AREA	1,218	1900	197.46	240,502		
\$NLA(RCN)	\$195	OVERALL	1.040	EXT COVER	1	WOOD SHINGLE	1.02	C	WDK	N	WOOD DECK	120		41.51	4,981		
CAPACITY				ROOF SHAPE	1	GABLE	1.00		USF	L	UPPER STORY FIN	375	1900	115.58	43,342		
STORIES	1.5	1.00		ROOF COVER	1	ASPH/COMP SHIN	1.00		ATU	N	ATTIC UNF	117		44.39	5,194		
ROOMS	8	1.00		FLOOR COVER	1	HARDWOOD	1.02		F21	O	FPL 2S 1OP	1		9,253.00	9,253		
BEDROOMS	3	1.00		INT. FINISH	1	PLASTER	1.00		FIX	O	XTRA FIXTURES	3		2,237.00	6,711		
BATHROOMS	2	1.00		HEATING/COOLING	1	FORCED AIR	1.00										
BATHROOMS	2	1.00		FUEL SOURCE	1	OIL	1.00										
FIXTURES	8	1.00		USE	0		1.00										
GARAGE CAPACITY	0	1.00															
% BSMT FINISH	0	1.00															
# OF HALF BATHS	0	1.00															
# OF UNITS	2	1.00															
EFF.YR/AGE																1987 / 35	
COND																32 32 %	
FUNC																0	
ECON																0	
DEPR																32 % GD 68	
RCNLD																\$210,800	